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[HTTP://www.epa.gov/buildings](http://www.epa.gov/buildings)

AN ENERGY STAR BUILDINGSSM AND GREEN LIGHTS[®] CASE STUDY FOR

Cox Newspapers working with Georgia Power and The Trane Co.

Project Director

Larry Ayers, Building and Mechanical
Maintenance Manager for Cox
Newspapers' Atlanta Journal

Partner Since

1992

Total Committed Square Footage

1.1 million

Location

Atlanta, GA

"The project went above and beyond our expectations. The chillers, for example, are saving us at least 15 percent more energy than we thought possible. This project would not have happened without the teamwork and focus brought by the ENERGY STAR BuildingsSM Ally Program."

– Larry Ayers,
Building and Mechanical
Maintenance Manager for Cox
Newspapers' Atlanta Journal



As a participant in the U.S. Environmental Protection Agency's (EPA) ENERGY STAR BuildingsSM and Green Lights[®] Partnership, Cox Newspapers' Atlanta Journal enlisted the services of Georgia Power and the Trane Company, both ENERGY STAR Buildings and Green Lights Allies, to help upgrade its facilities with energy-efficient technologies.

Cox Newspapers began its energy-efficient upgrades by completing the first two stages of the ENERGY STAR Buildings and Green Lights strategy, upgrading to energy-efficient lighting and performing building tune-ups. A building tune-up includes checking, monitoring and adjusting building systems, and implementing an ongoing preventive maintenance plan to keep systems running efficiently and maximize occupant comfort.

As a result of the lighting retrofits and the initial building tune-ups, the air

		Progress to Date
Project Costs	Total Expenditures	\$1,007,685
	Dollars Per Square Foot	\$0.53
	Total Square Footage Upgraded	1,911,195
	Percent Upgraded	99%
Cost Savings	Annual Dollar Savings	\$447,564
	Dollar Savings Per Square Foot	\$0.25
	Internal Rate of Return (IRR)	51%
Energy Savings	Annual kWh Savings	6,759,884
Pollution Prevention	Annual Carbon Dioxide (lbs.)*	11,962,456
	Equivalent Cars off the Road	1,196
	Equivalent Acres of Trees Planted	1,639

* Pounds of carbon dioxide reflect reduction in the consumption of oil, gas, and coal, as well as electricity.



conditioning load was reduced from 2,450 tons to 1,800 tons.

As the energy-efficiency efforts progressed, the Trane Company upgraded fan systems to variable speed drives, and began looking for ways to make the cooling system more energy efficient. To do this, Trane joined forces with Georgia Power and measured the chiller capacity requirements. Based on the information gathered, Georgia Power recommended incorporating a high-efficiency electric cooling design versus other technologies, and recommended the purchase of one of Trane's new energy-efficient electric chillers. Additionally, Georgia Power offered Cox a new time-of-day rate contract to promote the idea of a more efficient central cooling plant.

The Trane Company received an additional \$1.5 million worth of business from Cox to assist with more upgrades, and Georgia Power retained an important customer. Cox Newspapers reaped substantial benefits from the upgrades as well. The company saved about \$400,000 as result of Trane and Georgia Power's teamwork. Cox's total energy savings from its participation in ENERGY STAR Buildings and Green Lights is \$900,000 annually.

Cox Newspapers' upgrade success is an example of ENERGY STAR Buildings and Green Lights Partners and Allies working together to improve energy efficiency, save money, build business relationships, and help the environment.